

**Town of Buffalo
Minutes for the
Land Use Planning Commission
December 4th, 2019
@7:00 p.m.
Buffalo Town Hall**

Present-Jon Mast, Jan Banicki, Kevin Wegner, Charles Church & Laurie Beahm

Others Present-6-Tom Onofrey present

Meeting was called to order with the pledge of Allegiance at 7:00 p.m. by Chairman Jon Mast.

Motion was made by Jan Banicki to approve the Agenda. Second by Kevin Wegner.

In Favor - 4 Opposed - 0 Motion Carried.

Motion was made by Kevin Wegner to approve the August 2019 Minutes.

Second by Jan Banicki.

In Favor - 4 Opposed- 0 Motion Carried.

The board discussed the proposed amendment as follows:

Gary Napralla, N2105 13th Rd, Montello, WI 53949 who is requesting **to rezone from a Prime Agriculture (AG-1) District to General Agriculture (AG-2) District**, lands described as follows:

Part of the SE1/4-SW1/4, part of the SW1/4-SW1/4, Section 6 and part of the NE1/4-NW1/4, part of the NW1/4-NW1/4 and the SE1/4-NW1/4 less part of CSM 3426 and that part of the fractional SW1/4-NW1/4 lying SE of CSM 2347 and north of CSM 3426, Section 7, T14N R10E, Town of Buffalo, containing 79.01 acres more or less

Gary Napralla stated that he wants to rezone to divide up the land for his children. Jon Mast stated that if it is taken out of Ag1 to Ag 2 it would be about 26 acres for each section. Can there be a restriction put on it that it can't be divided down again. The board discussed options with a Motion from Jan Banicki to recommend to the town board to approve the rezone from Ag1 to Ag2. Second by Kevin Wegner.

IN FAVOR-4 OPPOSED-0 MOTION CARRIED.

The Public hearing will be on January 13th @7:00 p.m. prior to the Regular board meeting.

The board discussed the proposed amendment as follows.

Levi Mast, W1996 Barry Rd, Dalton, WI 53926 who are requesting **to rezone from an Agriculture Residential (AG-3(5)) District to an Agriculture Residential (AG-3(2)) District**, lands described as follows:
Part of the S1/2 of the S1/2 of the SE1/4-SW1/4, Section 36, T14N R10E, containing 7 acres more or less.

Amy Mast spoke that they want to divide the House from the business in order to sell. They have inquires to sell them separate. They want to rezone from Ag 3(5) to Ag3(2).

Tom Onofrey stated that The Business is a non-conforming use because it was in place prior to zoning.

Jon Mast stated that he felt it should be denied until there was a sale in place. Charles Church made a motion to recommend to the board to table it at the boards discretion until they have a firm offer.

Second from Kevin Wegner.

IN FAVOR-4 OPPOSED-0 MOTION CARRIED

Scheduled for Public Hearing on December 9th. 2019

The board discussed the proposed amendment as follows:

Martin Griepentrog, W2372 Grouse Rd, Dalton, WI 53926 who is requesting **to rezone from Prime Agriculture (AG-1) to an Agriculture Residential (AG-3(5)) District**, lands described as follows:

Lots 3 and 4, CSM 3028, being part of the W1/2 of the NE1/4, Section 23, T14N R10E, containing 13.97 acres more or less.

The board looked at the maps with the 2 parcels. The parcels were already split prior to zoning. The board discussed that it may have been overlooked when zoning was done. Charles Church made a motion to move this request to the town board with a recommendation to approve. Second by Kevin Wegner.

IN FAVOR-4 OPPOSED-0 MOTION CARRIED.

This will go to Public Hearing on December 9th, 2019 @ 7:00 p.m.

The next Land Use Planning meeting will be on December 4th, 2019, To discuss the tabled matter.

Motion to Adjourn by Jan Banicki-Second by Kevin Wegner.

IN FAVOR-3 OPPOSED-0 MOTION CARRIED.

Next Land Use Planning meeting will be on January 8th @ 6:00 p.m. (AS NEEDED)

Motion to Adjourn by Jan Banicki-Second by Roger Wallis

IN FAVOR-4 OPPOSED-0 MOTION CARRIED

Meeting was adjourned